

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Lee County

State: FL

PJ's Total HOME Allocation Received: \$10,451,413

PJ's Size Grouping*: C

PJ Since (FY): 1992

| Category | PJ | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):** | | |
|--|----------|---------------|---------------|---------------|-------------------------------|---------|---------|
| | | | | | Group | C | Overall |
| Program Progress: | | | PJs in State: | 29 | | | |
| % of Funds Committed | 92.34 % | 91.12 % | 9 | 91.92 % | 50 | 54 | |
| % of Funds Disbursed | 88.59 % | 80.32 % | 4 | 82.65 % | 69 | 73 | |
| Leveraging Ratio for Rental Activities | 1.19 | 7.5 | 20 | 4.67 | 24 | 19 | |
| % of Completed Rental Disbursements to All Rental Commitments*** | 63.34 % | 76.07 % | 22 | 81.09 % | 12 | 11 | |
| % of Completed CHDO Disbursements to All CHDO Reservations*** | 86.75 % | 55.71 % | 4 | 68.72 % | 76 | 81 | |
| Low-Income Benefit: | | | | | | | |
| % of 0-50% AMI Renters to All Renters | 100.00 % | 73.71 % | 1 | 79.93 % | 100 | 100 | |
| % of 0-30% AMI Renters to All Renters*** | 100.00 % | 35.17 % | 1 | 44.94 % | 100 | 100 | |
| Lease-Up: | | | | | | | |
| % of Occupied Rental Units to All Completed Rental Units*** | 100.00 % | 96.15 % | 1 | 94.87 % | 100 | 100 | |
| Overall Ranking: | | | In State: | 3 / 29 | Nationally: | 80 81 | |
| HOME Cost Per Unit and Number of Completed Units: | | | | | | | |
| Rental Unit | \$35,268 | \$17,464 | | \$25,717 | 9 Units | 0.80 % | |
| Homebuyer Unit | \$8,139 | \$18,201 | | \$14,669 | 1,052 Units | 94.90 % | |
| Homeowner-Rehab Unit | \$13,401 | \$27,676 | | \$20,391 | 47 Units | 4.20 % | |
| TBRA Unit | \$0 | \$3,460 | | \$3,201 | 0 Units | 0.00 % | |

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lee County FL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

| | Rental | Homebuyer | Homeowner |
|--------------------|----------|-----------|-----------|
| PJ: | \$77,292 | \$56,474 | \$39,971 |
| State:* | \$67,628 | \$94,436 | \$35,314 |
| National:** | \$91,120 | \$73,223 | \$23,149 |

CHDO Operating Expenses:
(% of allocation)

PJ: 1.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.8

| | Rental % | Homebuyer % | Homeowner % | TBRA % | | Rental % | Homebuyer % | Homeowner % | TBRA % |
|--|--|--|--|---|--|---|--|--|---|
| RACE: | | | | | HOUSEHOLD TYPE: | | | | |
| White: | 88.9 | 51.6 | 46.8 | 0.0 | Single/Non-Elderly: | 100.0 | 27.6 | 17.0 | 0.0 |
| Black/African American: | 0.0 | 16.5 | 17.0 | 0.0 | Elderly: | 0.0 | 4.8 | 38.3 | 0.0 |
| Asian: | 0.0 | 0.3 | 2.1 | 0.0 | Related/Single Parent: | 0.0 | 28.6 | 19.1 | 0.0 |
| American Indian/Alaska Native: | 0.0 | 0.4 | 0.0 | 0.0 | Related/Two Parent: | 0.0 | 32.5 | 23.4 | 0.0 |
| Native Hawaiian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 | Other: | 0.0 | 6.6 | 2.1 | 0.0 |
| American Indian/Alaska Native and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Asian and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Black/African American and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| American Indian/Alaska Native and Black: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Other Multi Racial: | 0.0 | 0.2 | 0.0 | 0.0 | | | | | |
| Asian/Pacific Islander: | 0.0 | 0.3 | 0.0 | 0.0 | | | | | |
| ETHNICITY: | | | | | | | | | |
| Hispanic | 11.1 | 30.7 | 34.0 | 0.0 | | | | | |
| HOUSEHOLD SIZE: | | | | | SUPPLEMENTAL RENTAL ASSISTANCE: | | | | |
| 1 Person: | 88.9 | 21.6 | 34.0 | 0.0 | Section 8: | 0.0 | 0.2 [#] | | |
| 2 Persons: | 0.0 | 24.0 | 23.4 | 0.0 | HOME TBRA: | 0.0 | | | |
| 3 Persons: | 11.1 | 22.8 | 14.9 | 0.0 | Other: | 77.8 | | | |
| 4 Persons: | 0.0 | 18.6 | 23.4 | 0.0 | No Assistance: | 22.2 | | | |
| 5 Persons: | 0.0 | 8.1 | 4.3 | 0.0 | | | | | |
| 6 Persons: | 0.0 | 3.5 | 0.0 | 0.0 | | | | | |
| 7 Persons: | 0.0 | 1.0 | 0.0 | 0.0 | | | | | |
| 8 or more Persons: | 0.0 | 0.5 | 0.0 | 0.0 | | | | | |
| | | | | | # of Section 504 Compliant Units / Completed Units Since 2001 | | | | 4 |

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lee County

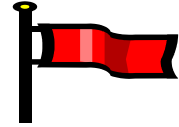
State: FL

Group Rank: 80
(Percentile)

State Rank: 3 / 29 PJs

Overall Rank: 81
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

| FACTOR | DESCRIPTION | THRESHOLD* | PJ RESULTS | RED FLAG |
|-------------------------------------|---|------------|--------------|---|
| 4 | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 71.84% | 63.34 |  |
| 5 | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS | < 47.80% | 86.75 | |
| 6 | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME | < 70%** | 100 | |
| 8 | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS | < 90.38% | 100 | |
| "ALLOCATION-YEARS" NOT DISBURSED*** | | > 3.360 | 1.59 | |

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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